



Merged Bayfront/Town Centre I Redevelopment Project

In July 1979, the Agency merged the Bayfront Original and Town Centre I Project Areas.

Bayfront – Project Area Profile

LAND AREA:	Approximately 637 acres (Original Redevelopment Area) Approximately 398 acres (amended Redevelopment Area)	
BOUNDARY:	The Project Area is bounded by Interstate 5 on the east, San Diego Bay on the west, State Route 54 to the north, and L Street to the south	
LAND USE:	Includes: Industrial Commercial Central Resort Residential National Wildlife Refuge Public and Quasi-Public Uses	
GENERAL CHARACTERISTICS:	Historically, this area had a variety of land uses ranging from industrial to farming. Large sections of the project area, notably the Midbayfront and D Street Fill are undeveloped and lack infrastructure improvements. The Bayfront is home to a marina, park, and Goodrich Industries. They also contain valuable wetland resources and provide access to the San Diego Bay.	
DATE ADOPTED:	July 16, 1974	
DATE OF AMENDMENTS:	1 st Amendment	07/17/79
	2 nd Amendment	04/22/86
	3 rd Amendment	01/04/94
	4 th Amendment	11/08/94
	5 th Amendment	06/23/98
TERM LIMIT:	July 16, 2014	
TAX INCREMENT LIMIT:	\$210 million	
REVENUE TERM:	July 16, 2024	
BONDED INDEBTEDNESS LIMIT:	\$50 million	
CURRENT GROSS TAX INCREMENT FLOW:	\$ 2,274,411	

***SOURCE:** County of San Diego Office of the Auditor and Controller "Estimated Tax incremental Revenue Fiscal Year 2005-2006"